



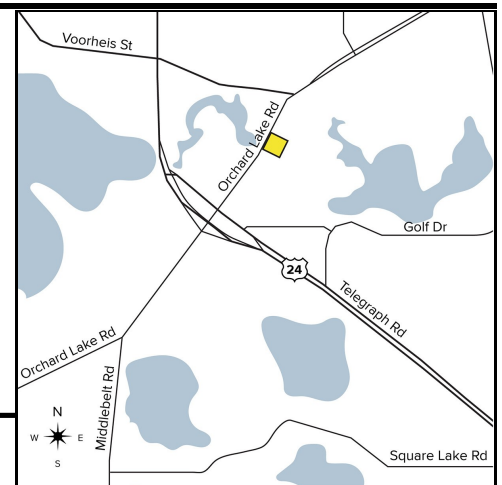
Industrial For Sale

Property Name: Casetech Cabinetry
Location: 747 & 751 Orchard Lake Road
City, State: Pontiac, MI
Cross Streets: Telegraph Rd.
County: Oakland
Zoning: Industrial

BUILDING SIZE / AVAILABILITY		Building Type:		Built	Mezzanine:	N/A
Total Building Sq. Ft.:	15,112	Available Shop Sq. Ft.:		11,552	Office Dim:	N/A
Available Sq. Ft.:	15,112	Available Office Sq. Ft.:		3,560	Shop Dim:	N/A
PROPERTY INFORMATION		Freestanding:		Yes	Year Built:	1950
Clear Height:	16'	Rail:	No		Sprinklers:	No
Grade Level Door(s):	5: 12 x 14	Security:	Yes		Signage:	Main Road
Truckwells or Docks:	0	Interior:	N/A		Exterior:	N/A
Exterior Construction:	Block	Lighting:	Fluorescent		Roof:	N/A
Structural System:	Steel	Bay Sizes:	N/A		Floors:	N/A
Air-Conditioning:	Office Only	Restrooms:	2		Floor Drains:	Yes
Heating:	GFA	Cranes:	No		Acreage:	3.170
Availability:	Immediately	Parking:	23+		Land Dimensions:	Irregular
Power (Amps/Volts):	200 Amps, 240 Volts					
PRICING INFORMATION						
Sale Price:	\$1,100,000 (\$72.79/sqft)	Deposit:	N/A		TD:	N/A
Taxes:	\$18,367.61 (Both Bldgs)	Options:	N/A		Assessor #:	N/A
Parcel #:	64-14-31-405-004					

COMMENTS

Two-building package on a 3.170 acre site. Fenced parking with great location. Quick access to Telegraph Road, M-59 and I-75. Across from Home Depot. 747 Orchard Lake Road is currently under lease until July 2028, and 751 Orchard Lake Road is vacant.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Kris Pawlowski, (248) 359-3801, kpawlowski@signatureassociates.com